

Note: The following case(s) is/are included in this ad.
Click on the process number or applicant's name to go directly to the ad.

Process No.	Applicant Name
<u>02-278</u>	<u>IGLESIA BAUTISTA NUEVO AMANECER, INC.</u>

HEARING NO. 03-2-CZ5-1 (02-278)

9-52-40
Council Area 5
Comm. Dist. 13

APPLICANT: IGLESIA BAUTISTA NUEVO AMANECER, INC.

- (1) AU to RU-1M(b)
- (2) Applicant is requesting approval to permit lots with 0' of frontage on a public street (a minimum of 64.65' provided on private drives). (The underlying zoning district regulations require 60' frontage on a public street).

Upon a demonstration that the applicable standards have been satisfied, approval of request #2 may be considered under §33-311 (A)(14) (Alternative Site Development Option) or under §33-311 (A)(4)(c) (Alternative Non-Use Variance) (Ordinance #02-138).

SUBJECT PROPERTY: Tract 54 in Section 9, Township 52 South, Range 40 East in FLORIDA FRUIT LANDS COMPANY SUBDIVISION NO. 1, Plat book 2, Page 17; less the east 55' and the west 25' (20' described in deed) for right-of-way, and also less the east 696.89' thereof.

LOCATION: Lying east of N.W. 89 Avenue, lying approximately 660' north of N.W. 170 Street, Miami-Dade County, Florida.

SIZE OF PROPERTY: 4.11± Acres

AU (Agricultural – Residential)
RU-1M(b) (Modified Single Family 6,000 sq. ft. net)